

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **St. Clair County Consortium**

State: **IL**

PJ's Total HOME Allocation Received: **\$16,800,927**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
				PJs in State: 17			
Program Progress:							
% of Funds Committed	91.69 %	95.21 %	8	90.66 %	59		61
% of Funds Disbursed	88.17 %	88.63 %	8	81.06 %	77		79
Leveraging Ratio for Rental Activities	0.4	2.84	16	4.62	11		9
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	92.94 %	1	81.27 %	100		100
% of Completed CHDO Disbursements to All CHDO Reservations***	89.53 %	84.69 %	4	68.23 %	83		87
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	100.00 %	82.76 %	1	79.86 %	100		100
% of 0-30% AMI Renters to All Renters***	100.00 %	49.87 %	1	44.82 %	100		100
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	94.63 %	1	94.65 %	100		100
Overall Ranking:				In State:	1 / 17	Nationally:	94 95
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$40,292	\$31,234		\$25,419	3 Units		0.30 %
Homebuyer Unit	\$9,909	\$12,771		\$14,530	655 Units		57.40 %
Homeowner-Rehab Unit	\$14,249	\$21,431		\$20,251	483 Units		42.30 %
TBRA Unit	\$0	\$3,240		\$3,156	0 Units		0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): St. Clair County Consortium IL

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$56,225	\$80,882	\$15,517
State:*	\$101,891	\$84,630	\$25,355
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.7 %
National Avg: 1.1 %

R.S. Means Cost Index: 1

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	0.0	35.6	43.7	0.0
Black/African American:	100.0	61.5	54.7	0.0
Asian:	0.0	0.2	0.2	0.0
American Indian/Alaska Native:	0.0	0.0	0.2	0.0
Native Hawaiian/Pacific Islander:	0.0	0.2	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.3	0.6	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.2	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	0.0	2.1	0.6	0.0
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HOUSEHOLD SIZE:

1 Person:	100.0	22.4	45.1	0.0
2 Persons:	0.0	22.9	21.9	0.0
3 Persons:	0.0	26.9	15.7	0.0
4 Persons:	0.0	15.1	8.9	0.0
5 Persons:	0.0	9.3	5.8	0.0
6 Persons:	0.0	2.1	1.7	0.0
7 Persons:	0.0	0.6	0.0	0.0
8 or more Persons:	0.0	0.6	0.8	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	100.0	26.3	36.0	0.0
Elderly:	0.0	0.9	35.0	0.0
Related/Single Parent:	0.0	41.7	20.1	0.0
Related/Two Parent:	0.0	22.4	6.8	0.0
Other:	0.0	8.7	2.1	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	0.2 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	100.0	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM SNAPSHOT WORKSHEET - RED FLAG INDICATORS

Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): St. Clair County Consortium

State: IL

Group Rank: 94
(Percentile)

State Rank: 1 / 17 PJs

Overall Rank: 95
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	89.53	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	2.17	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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